

**JOHNSON CITY REGIONAL PLANNING COMMISSION
MINUTES
February 09, 2016**

MEMBERS PRESENT: Joe Wise, Chairman
Timothy Zajonc, Vice-Chairman
Jenny Brock
Jacobus Louw
Bob Cooper
Uwe Rothe
Greg Cox, Secretary
Jamie Povlich
Thomas Henning

MEMBERS ABSENT: Brenda Clarke, Assistant Secretary

STAFF PRESENT: Angie Carrier, Development Services Director
Steve Neilson, Development Coordinator
Angie Charles, Senior Planner
Matt Young, Planner I
Laura Edmonds, Administrative Coordinator
Allan Cantrell, City Engineer

Chairman Wise called the meeting to order at 6:02 p.m. Commissioner Zajonc gave the invocation and led the Pledge of Allegiance.

The minutes of the regularly scheduled Planning Commission meeting on January 12, 2016, were approved by a 9-0 vote.

The first order of business was the Approval of the Agenda. The agenda was then approved by a 9-0 vote.

The first item on the agenda was to consider Annexation, Plan of Services and the R-2 Zoning of Boone Trail Baptist Church.

Public Hearing was held and no one spoke.

Motion: Cooper
Second: Henning

**Recommend denial of Annexation,
Plan of Services and the R-2 Zoning
of Boone Trail Baptist Church.**

The motion passed by a 9-0 vote.

The second item on the agenda was to consider adoption of the updated Major Street and Road Plan. The Planning Division revisits and updates the existing Major Street and Road Plan as part of the development of long-range transportation planning and land use planning.

Public Hearing was held and no one spoke.

Motion: Rothe
Second: Zajonc

Recommend approval of adoption of the updated Major Street and Road Plan.

The motion passed by a 9-0 vote.

The third item on the agenda was Rezoning #1005 for 117 E. King Street from B-3 (Supporting Central Business District) to B-2 (Central Business District). The petitioner proposes to renovate and utilize the existing commercial building for a trampoline amusement center. The petitioner is Leah Bolton.

Public Hearing was held.

Leah Bolton, 5426 Konova Court, owner of 117 E. King Street, is in favor of the request stating that she has met with surrounding business owners in order address the parking deficiencies.

Public Hearing was closed.

Motion: Cox
Second: Rothe

Recommend approval of Rezoning #1005 for 117 E. King Street from B-3 (Supporting Central Business District) to B-2 (Central Business District).

The motion passed by a 9-0 vote.

The last item on the agenda is a presentation on allowing honeybees in all districts within the City limits. Staff recently met with representatives from ETSU and State Apiarist (bee scientist) Michael Struder with regards to allowing the keeping of honeybees within the City as an accessory use. Mr. Struder along with the group from ETSU has asked the Planning Commission to consider amending the Zoning Code to allow the keeping of honeybees in all districts. This agenda item is strictly a presentation, voting will not take place this evening.

Public Hearing was held.

State Apiarist, Michael Struder, 436 Hogan Road, Nashville, TN, made himself available for any questions the Commissioners might have in regards to allowing the keeping of honeybees within the City as an accessory use. Mr. Struder spoke highly of allowing the keeping of Honeybees in City limits by stating that it is beneficial by providing best management practices within the municipal City limits of Johnson City, Tennessee. Both Kingsport and Bristol allow beekeeping; Johnson City and Brentwood are the only two cities in the State that regulate bees in their zoning code.

Calvin Robinson, 910 Lincoln Avenue, spoke in favor of allowing the keeping of Honeybees in City limits by stating that it is beneficial to have an adopted policy for beekeeping in order to prevent poor practices. Mr. Robinson also stated that he feels as if there is a negative preconceived notion about bees due to lack of education on the subject.

Jim Miller, 1702 Cherokee Road, spoke in favor of allowing the keeping of Honeybees in City limits by stating that Honeybees are a crucial resource in the growing of our food.

Shae Keen, 1107 Claiborne Street, spoke in favor of allowing the keeping of Honeybees in City limits by stating that Johnson City is plentiful in the amount of food available for Honeybees to eat and in return is beneficial to our community by assisting in the health and growth of our local food.

Ben Peoples, 1606 Asciale Street, spoke in favor of allowing the keeping of Honeybees in City limits by stating that he is a former resident of Johnson City but moved outside City limits in order to continue practicing the keeping of Honeybees. Mr. Peoples insisted that the community could benefit from the keeping of Honeybees within City limits.

Public Hearing was closed.

There being no further business, the meeting was adjourned at 7:30 PM.

APPROVED:

SIGNED:

Joe Wise, Chairman

Greg Cox, Secretary